

**ALAMO TOWNSHIP BOARD**

**REGULAR MEETING**

Alamo Township Hall  
7901 North 6<sup>th</sup> Street  
Kalamazoo, MI 49009

August 9, 2010

Present: Supervisor Vlietstra, Clerk Sportel-Bogard, Treasurer Stoneburner, Trustee Feniger, Trustee Potter-Williams and Deputy Supervisor Fisher

Also Present: 15 interested others

Supervisor Vlietstra began the meeting at 6:00 p.m. by offering the Invocation and Pledge of Allegiance.

**MINUTES**

**MOTION** by Treasurer Stoneburner to approve the minutes of August 2, 2010, as written, **support** by Clerk Sportel-Bogard. Carried.

**ASSESSOR'S REPORT**

No report was received.

**BUILDING DEPARTMENT REPORT**

Deputy Supervisor Fisher reported July permits of 2 electrical, 2 mechanical and 2 building. (\$630.50).

**FIRE DEPARTMENT REPORT**

No report was received.

**ORDINANCE ENFORCEMENT REPORT**

No report was received.

**PARKS BOARD REPORT**

Parks Board Secretary Fisher reported the Parks Board devoted its July meeting to strategic planning which will ultimately result in a master plan for the parks. Members shared their visions for the Parks, brainstormed enhancements and identified barriers. Further discussion is planned to occur.

The transfer of the C Avenue land from Aggregate Industries to the Township is complete.

**PLANNING COMMISSION REPORT**

Ex-officio member Feniger reported an August 3 public hearing on a request to rezone land at D Avenue and 12<sup>th</sup> Street. Discussion will continue at a Special Meeting when the 7<sup>th</sup> member is present to break the deadlock. A public hearing was held on the Outdoor Furnace (M-59) Ordinance, approved and forwarded to the Board for adoption. The Commission is requesting a standard method for reviewing applications/materials that come before the Commission. Belden Smith and Helen Goyings attended a training and shared what they learned with the Commission. Work is commencing on the next review of the Land Use Plan. Approval for several members to attend an upcoming MTA Fall Regional Training will be sought in September.

Planning Commission Chairperson Goyings supplemented by noting a change in nomenclature: Land Use Plans will become Master Plans in 2011. She noted the Commissions' consensus recommendation that one designated official have the responsibility for assuring applications forwarded to the Commission are both timely and complete. It was recommended that the Deputy Supervisor assume this function following recording by the Clerk; anyone may accept the application/payment.

## TREASURER'S REPORT

(through July 30, 2010)

General Account:	\$192,373.11
Parks Fund	\$ 10,418.17
Fire Truck Account:	\$ 18,300.30 (correction to interest last month was provided)
Investment (PNC CD)	\$ 50,000.00
Brokerage Account	\$249,483.48
Endowment (Parks)	\$ 34,351.03 (through 06-30-2010)

Treasurer Stoneburner inquired if a report had been received outlining the results of the insurance risk assessment. Clerk Sportel-Bogard stated a report has been received and it will be distributed.

## CLERK'S REPORT

Clerk Sportel-Bogard reported \$23,167.60 in liabilities for the month of July. An Otsego High School student will be fulfilling his community service by volunteering in the cemetery.

## NEW/OLD BUSINESS

### 1. File Cabinets

Clerk Sportel-Bogard reports the discounted cost of the 2 locking cabinets is \$199.00 per cabinet. The Board concurred with proceeding with the purchase; additional cabinets will be needed at a later date.

### 2. Selection Committee Report

Chairperson Larry Collier reported 7 applications were received. Of these, 3 applicants (two internal and one external) were selected to interview. One applicant withdrew the morning of the interviews having accepted another post. Interviews for the 2 remaining candidates were conducted at an open meeting. Clerk Sportel-Bogard was provided with the file containing questions asked of the candidates and a signed decision form. The Committee unanimously recommends Terry Kizer to the Township Board as the next Fire Chief. Board members thanked the Committee for their work.

Supervisor Vlietstra asked Board members if they had any questions for Firefighter Kizer and noted he has talked with Firefighter Kizer and believes he will continue the work of former Chief Moore in working with surrounding communities, addressing efficient use of financial resources and staff deployment. Former Fire Chief Moore expressed his pride in the two internal candidates.

**MOTION** by Supervisor Vlietstra to accept the Selection Committee recommendation and appoint Terry Kizer as the new Fire Chief for Alamo Township, **support** by Treasurer Stoneburner. Trustee Feniger – yes; Trustee Potter-Williams – yes; Treasurer Stoneburner – yes; Clerk Sportel-Bogard – yes; Supervisor Vlietstra – yes. Carried. The appointment is effective immediately.

### 3. Performance Contracting Project - EECGB

Ed Rebman, Johnson Controls, was present to address questions. Deputy Supervisor Fisher inquired should damage to the Fire Department roof be more extensive than reflected in the report, will repairs be part of this project. Mr. Rebman stated this would be the case without additional cost to the Township (no change orders). She reviewed grant funds, funds the Township is expected to provide noting the net effect for the life of the project is below what the Township would otherwise incur for the upgrades. Supervisor Vlietstra concurred and verified that projects represented on the final report are not a menu and that by altering projects, the mix of funding, savings and leveraging becomes an issue. Trustee Potter-Williams inquired about the written agreement between the Township and County to transfer grant funds. Approval from County counsel is anticipated by 17.

**MOTION** by Clerk Sportel-Bogard to enter into the Performance Contract with Johnson Controls as outlined in the Final Report, **support** by Treasurer Stoneburner. Supervisor Vlietstra – yes; Trustee Potter-Williams – yes; Trustee Feniger – yes; Treasurer Stoneburner – yes; Clerk Sportel-Bogard – yes. Carried.

Mr. Redman, on behalf of Johnson Controls, stated it has been a pleasure working with the Board. Work will be completed prior to the November elections.

4. Meeting with Ordinance Enforcer  
Neither Clerk Sportel-Bogard nor Treasurer Stoneburner had heard from Ordinance Enforcer Hoffman.
5. Consideration of Ordinance 59-M: Outdoor Furnace  
The Planning Commission has recommended the Ordinance to the Board for adoption. Supervisor Vlietstra noted potential issues with enforcement but felt adoption was in order. Trustee Potter-Williams inquired about the origins of the Ordinance. Planning Commission Chairperson Goyings noted the Commission initiated the development of the Ordinance to be proactive further noting it had reviewed close to 20 similar ordinances during development. Steve Hoogstraten noted Texas Township had banned outdoor furnaces because of interpretation issues and loopholes in their previous ordinance. He did not see a reason to race into adoption noting (undisclosed) parties are looking at ways to govern fire places and indoor wood burners. Al Sweitzer noted a distinction was made between indoor burning which occurs at hotter temperatures and outdoor furnaces that burn at lower. He noted the Commission was trying to be permissive in terms of alternate heat while protecting others. Trustee Potter-Williams spoke with an individual at the State level who suggested the Township leave this issue alone, there being bigger fish to fry. Planning Commissioner Chairperson Goyings noted her belief that the Township is more limited in what it is able to environmentally impact.  
**MOTION** by Treasurer Stoneburner to adopt the Outdoor Furnace Ordinance (59-M) as written, **support** by Trustee Feniger. Trustee Potter-Williams – no; Treasurer Stoneburner – yes; Trustee Feniger – yes; Supervisor Vlietstra – yes; Clerk Sportel-Bogard – yes. Carried.  
Supervisor Vlietstra offered a thank you to the Planning Commission for their work on this ordinance.
6. Other  
**MOTION** by Supervisor Vlietstra to authorize the payment of tuition for any Board to send any member to the MTA Fall Conference, **support** by Clerk Sportel-Bogard. Carried

#### **AUTHORIZATION OF LIABILITIES**

**MOTION** by Trustee Potter-Williams to pay the liabilities, **support** by Trustee Feniger. Carried.

#### **BOARD MEMBER TIME**

Supervisor Vlietstra (Provided an update on 12<sup>th</sup> Street/JBS proposed expansion)

#### **CITIZEN COMMENT**

Kelly Linton (Cited a conversation with the State on assessor levels; the 14 point WHAT, reported as the level of the Assessor at an earlier Board meeting is incorrect. She noted, per the State, the materials she has unsuccessfully requested from the Township should be in the assessment file and accessible). Supervisor Vlietstra will be in touch with the parties.

Steve Hoogstraten (Referenced Ms. Linton's assessor level/WHAT and his lack of support for the conveyance of incorrect information and commented that Assessor Laws must meet continuing education requirements prior to October 31. Requested information about the similarities and differences on the F Avenue road project [Supervisor Vlietstra provided] and highlighted a recent Supreme Court ruling on very serious consequences as applied to gravel mining and the authority now conveyed to Planning Commissions on this issue. Requested an update on the alternate G Avenue truck route). Supervisor Vlietstra provided.

Al Sweitzer (The Zoning Board of Appeals will meet to hear a request for a variance [frontage/side set back]. Inquired whether a permit was obtained for a barn off 12<sup>th</sup> Street). The building department will investigate.

#### **ADJOURNMENT**

**MOTION** by Trustee Potter-Williams to adjourn, **support** by Treasurer Stoneburner. Carried. The meeting adjourned at 8:16 p.m.

Respectfully Submitted,

Garilyn Sportel-Bogard, Alamo Township Clerk